PICK-UP

Davidson County DEEDWARR
Recvd: 11/20/01 10:08 2pgs
Fees:13.00 Taxes:961.63
20011120-0127177

THIS INSTRUMENT PREPARED BY:
Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

OWNER(S) ADDRESS AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Anne W. Magruder	Same	Map: 160
5622 Oakes Drive		Parcel: 67 and 110
Brentwood, TN 37027		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt of which is hereby acknowledged, we,

HAURY AND SMITH CONTRACTORS, INC.

a Tennessee Corporation, hereinafter called the GRANTORS, having bargained and sold, and by these presents do transfer and convey unto,

ANNE W. MAGRUDER

hereinafter called the GRANTEES, their heirs and assigns, a certain condominium apartment in Davidson County, State of Tennessee, described as follows, to wit:

Unit No. 5622 (Parcel No. 11), together with the carport designated No. 5622-C, in BRENTWOOD HALL, a Condominium, a Horizontal Property Regime, located at the corner of Old Hickory Boulevard and Oakes Drive, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Hall, Condominium Apartments, recorded in Instrument No. 20011023-0115309 as amended in Instrument No. 20011031-0118967, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Instrument No. 20011023-0115544, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Brentwood Hall, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Instrument Nos. 20011023-0115544 and 20011023-0115545, respectively, Register's Office for Davidson County, Tennessee, and restrictions in Book 4020, page 59, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

BEING part of the same property conveyed to Haury and Smith Contractors, Inc. by deed from Clara Mims, Tom Cash and Benjamin Cash, of record in Instrument No. 20001020-0104021, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the aforesaid Master Deed, By-Laws and Plat, and is also subject to the Covenants, Conditions and Restrictions for Brentwood Hall as set forth above.

This is improved property known as 5622 Oakes Drive, Brentwood, Tennessee 37027.

TO HAVE AND TO HOLD the same tract or parcel of land with appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said unit in fee simple, have good right to convey it, and the same is unencumbered, except as hereinabove set forth; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said unit to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever except as set forth above. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 19th day of Nov, 2001.

HAURY AND SMITH CONTRACTORS, INC.

BY: Randall Toney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Randall Toney with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and, who upon oath, acknowledged himself to be the Administrative Asst of **HAURY AND SMITH CONTRACTORS, INC.** the within named bargainor, a corporation, and that he executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ Randall Toney as Administrative Assistant.

WITNESS my hand and seal at office in Nashville, Tennessee, this 19th day of Nov, 2001.

Gail Pigg
NOTARY PUBLIC

My commission expires: May 30, 2004.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $259,900.00.

Randall Toney

Sworn to and subscribed before me this 19th day of November, _____.

Gail Pigg
NOTARY PUBLIC

My commission expires: May 30, 2004.